

|  | ORDINANCE CHART   |  |  |  |  |  |  |
|--|---|--|--|--|--|--|--|
|  | ORDINANCE CHART   |  |  |  |  |  |  |
| ZONING: PUD  |   |  |  |  |  |  |  |
| REQUIREMENT  | REQUIRED  | PROVIDED   |  |  |  |  |  |
| FOUNDATION PLANTINGS   |   |  |  |  |  |  |  |
| • 1 shrub or ornamental tree per 12LF of building foundation. Plantings shall be located within 15ft of foundation (East Building = 246.05LF) (West Building = 202.16LF) | Coffee Shop Building: North façade: 29 LF / 12 = 3 shrubs East façade: 85 LF / 12 = 8 shrubs South façade: 30 LF / 12 = 3 shrubs West facade: 73 LF / 12 = 7 shrubs  Multi-tenant Building: North facade: 40 LF / 12 = 4 shrubs | Coffee Shop Building:     North façade: 3 shrubs     East façade: 8 shrubs     South façade: 3 shrubs     West facade: 7 shrubs      Multi-tenant Building:     North facade: 4 shrubs |  |  |  |  |  |
|  | East facade: 82 LF / 12 = 7 shrubs<br>South facade: 43 LF / 12 = 4 shrubs<br>West facade: 82 LF / 12 = 7 shrubs   | East facade: 7 shrubs South facade: 4 shrubs West facade: 7 shrubs   |  |  |  |  |  |
| INTERIOR PARKING LOT LANDSCAPING   |   |  |  |  |  |  |  |
| • 50 spaces or more must provide 10% landscape area for parking lot. • 1 tree and 4 shrubs required per island.  | <ul> <li>Parking Lot = 30,000 sf x 10% = 3,000 sf of landscape area</li> <li>8 Islands = 8 trees and 32 shrubs</li> </ul>   | • 3,047 sf<br>• 8 trees<br>• 32 shrubs   |  |  |  |  |  |
| PERIMETER PARKING LOT LANDSCAPING  |   |  |  |  |  |  |  |
| <ul> <li>1 tree required per 30LF of parking lot perimeter</li> <li>1 shrub required per 3LF of parking lot perimeter</li> </ul>   | North Perimeter  135 LF / 30 = 5 shade trees  135 LF / 3 = 45 shrubs  East Perimeter  | <ul><li>North Perimeter</li><li>5 shade trees</li><li>45 shrubs</li><li>East Perimeter</li></ul>   |  |  |  |  |  |
|  | 207 LF / 30 = 7 shade trees<br>207 LF / 3 = 69 shrubs<br>• South Perimeter<br>207 LF / 30 = 7 shade trees<br>207 LF / 3 = 69 shrubs   | 7 shade trees 69 shrubs  • South Perimeter 7 shade trees 69 shrubs   |  |  |  |  |  |
|  | • West Perimeter 230 LF / 30 = 8 shade trees 230 LF / 3 = 77 shrubs   | • West Perimeter 8 shade trees 77 shrubs   |  |  |  |  |  |
| LOT LANDSCAPING  |   |  |  |  |  |  |  |
| • 10 shade trees, 10 ornamental or evergreen trees and 25 shrubs per 1 acre  | <ul> <li>1.52ac x 10 = 15 shade trees</li> <li>1.52ac x 10 = 15 ornamental/ evergreen trees</li> <li>1.52ac x 25 = 38 shrubs</li> </ul>   | <ul><li>15 shade trees</li><li>15 ornamental/evergreen trees</li><li>38 shrubs</li></ul>   |  |  |  |  |  |
| EXTERNAL STREET FRONTAGE   |   |  |  |  |  |  |  |
| • 3 shade or evergreen tree per 100 LF   | • 220 LF / 100 = 2.2 x 3 shade or evergreen trees = (a) 7 shade / evergreen required  | • 10 shade / evergreen provided  |  |  |  |  |  |
| • 2 ornamental tree per 100 LF   | • 220 LF / 100 = 2.2 x 2 ornamental trees =   | • 5 ornamental provided  |  |  |  |  |  |
| • 25 shrubs per 100 LF   | (a) 5 ornamental required  • 220 LF / 100 = 2.2 x 25 shrubs   | • 67 shrubs provided   |  |  |  |  |  |

### PLANT SCHEDULE

| DECIDUOUS TREES<br>AA  | <u>QTY</u><br>17 | BOTANICAL NAME<br>ACER RUBRUM 'ARMSTRONG GOLD'     | COMMON NAME<br>ARMSTRONG GOLD COLUMNAR RED MAPLE | CONT<br>B & B   | CAL<br>2" CAL MIN   | HT<br>8` HT MIN           |
|------------------------|------------------|--|--|-----------------|---------------------|---------------------------|
| AS                     | 10               | ACER SACCHARUM                                     | SUGAR MAPLE                                      | B & B           | 2" CAL MIN          | 8' HT MIN                 |
| GB                     | 11               | GINKGO BILOBA 'PRINCETON SENTRY'                   | PRINCETON SENTRY GINKGO                          | B & B           | 2" CAL MIN          | 8' HT MIN                 |
| GT                     | 10               | GLEDITSIA T.I. 'SKYLINE'                           | SKYLINE HONEY LOCUST                             | B & B           | 2" CAL MIN          | 8' HT MIN                 |
| ZS                     | 10               | ZELKOVA SERRATA 'GREEN VASE'                       | GREEN VASE ZELKOVA                               | B & B           | 2" CAL MIN          | 8' HT MIN                 |
| EVERGREEN TREES<br>PA  | <u>QTY</u><br>10 | BOTANICAL NAME<br>PICEA ABIES                      | COMMON NAME<br>NORWAY SPRUCE                     | CONT<br>B & B   | <u>CAL</u><br>      | <u>HT</u><br>8` HT MIN    |
| ORNAMENTAL TREES       | <u>QTY</u><br>13 | BOTANICAL NAME<br>CERCIS CANADENSIS 'FOREST PANSY' | COMMON NAME<br>FOREST PANSY REDBUD               | CONT<br>B & B   | CAL<br>2" CAL MIN   | HT<br>8` HT MIN           |
| DECIDUOUS SHRUBS<br>BN | <u>QTY</u><br>30 | BOTANICAL NAME<br>BUDDLEJA X 'PUGSTER BLUE'        | COMMON NAME<br>PUGSTER BLUE BUTTERFLY BUSH       | CONT<br>        | SPACING<br>SEE PLAN | <u>SIZE</u><br>18" HT MIN |
| HG                     | 40               | POTENTILLA FRUTICOSA 'GOLDFINGER'                  | GOLDFINGER POTENTILLA                            |                 | SEE PLAN            | 18" HT MIN                |
| HL                     | 24               | HYDRANGEA PANICULATA 'LITTLE LIME'                 | LITTLE LIME HYDRANGEA                            |                 | SEE PLAN            | 18" HT MIN                |
| IV                     | 24               | ITEA VIRGINICA 'HENRY'S GARNET'                    | HENRY'S GARNET SWEETSPIRE                        |                 | SEE PLAN            | 18" HT MIN                |
| EVERGREEN SHRUBS<br>BG | <u>QTY</u><br>71 | BOTANICAL NAME<br>BUXUS X 'GREEN VELVET'           | COMMON NAME<br>GREEN VELVET BOXWOOD              | <u>CONT</u><br> | SPACING<br>SEE PLAN | <u>SIZE</u><br>18" HT MIN |
| IG                     | 85               | ILEX GLABRA 'STRONGBOX'                            | STONGBOX HOLLY                                   |                 | SEE PLAN            | 18" HT MIN                |
| TM                     | 90               | TAXUS X 'DENSIFORMIS'                              | YEW  |                 | SEE PLAN            | 18" HT MIN                |

# Indiana Utilities Protection Service Ballonia Utilities Protection Service Ballonia Utilities Protection Service Ballonia Utilities Protection Service Ballonia Utilities Protection Service

# NOTES: 1. INSPECT 2. IF LANDS LIME STA CONTAIN PLANTING 3. SET ROO SHALL BE WIRE BAS 4. REMOVE TOP OF F MATERIA 5. TAMP EX 6. BACKFILL POOR SC 7. WATER T WATER 8. APPLY M 9. FINAL LO SHA

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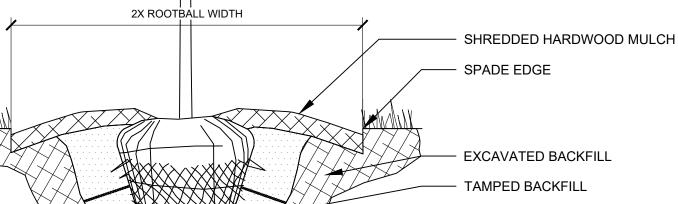
- SUBGRADE

- INSPECT TREE FOR DAMAGED BRANCHES, APPLY CORRECTIVE PRUNING.
   IF LANDSCAPE PLANTINGS ARE WITHIN OR ADJACENT TO AREAS WHERE LIME STABILIZATION OCCURS, CONTRACTOR SHALL FULLY REMOVE SOIL CONTAINING LIME STABILIZATION AND REPLACE WITH HIGH QUALITY PLANTING SOIL.
- 3. SET ROOT BALL ON UNEXCAVATED OR TAMPED SOIL. TOP OF ROOTBALL SHALL BE TWO INCHES ABOVE SURROUNDING GRADE WITH BURLAP AND WIPE BASKET INTACT
- WIRE BASKET INTACT.

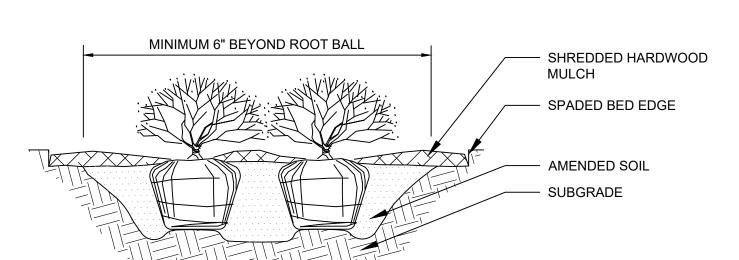
  REMOVE WIRE BASKET AND BURLAP DOWN FOUR TO SIX INCHES BELOW TOP OF ROOT BALL. REMOVE ALL TWINE AND (IF USED), SYNTHETIC
- MATERIAL. REMOVE OR CORRECT GIRDLING ROOTS.

  5. TAMP EXCAVATED SOIL AROUND BASE OF ROOTBALL.

  6. BACKELL REMAINDER EXCAVATED SOIL TAMPED LIGHTLY, HIGH CLAY (
- BACKFILL REMAINDER EXCAVATED SOIL TAMPED LIGHTLY. HIGH CLAY OR POOR SOIL SHALL RECEIVE SOIL AMENDMENT PER LANDSCAPE NOTES.
   WATER THOROUGHLY WITHIN TWO HOURS USING 10 TO 15 GALLONS OF
- APPLY MULCH IN EVEN LAYER, KEEPING AWAY FROM ROOT FLARE.
   FINAL LOCATION OF TREE TO BE APPROVED BY OWNER.



# TREE PLANTING



### NOTES:

- 1. APPLY CORRECTIVE PRUNING.
- SET ROOT BALL OR CONTAINER ON UNEXCAVATED OR TAMPED SOIL. TOP OF ROOTBALL (CONTAINER) SHALL BE ONE INCH ABOVE SURROUNDING GRADE. FOR LARGER SHRUBS WITHIN PLANTING BED DIG A DEEPER PIT ONLY FOR THOSE SHRUBS.
- 3. REMOVE BURLAP FROM TOP HALF THE LENGTH OF ROOTBALL. TWINE AND (IF USED) SYNTHETIC MATERIAL SHALL BE REMOVED FROM PLANTING BED. FOR CONTAINER GROWN SHRUBS, REMOVE CONTAINER AND LOOSEN ROOTS PRIOR TO INSTALLATION.
- CONTAINER AND LOOSEN ROOTS PRIOR TO INSTALLATION.
  4. REMOVE OR CORRECT GIRDLING ROOTS.
- 5. PLUMB AND BACKFILL WITH AMENDED SOIL PER LANDSCAPE NOTES. WATER THOROUGHLY WITHIN TWO HOURS.
- 6. APPLY MULCH IN EVEN LAYER, KEEPING AWAY FROM ROOT FLARE. MULCH LIMITS FOR SHRUBS EXTEND TO ALL LIMITS OF PLANTING BED, SEE PLANS FOR BED LAYOUTS.

# MULCHING LEGEND



MULCH HARDWOOD SHREDDED MULCH, NATURAL BROWN COLOR

MULCH,

(a) 55 shrubs required

SEEDING LEGEND

PERMANENT SEEDING

AMERITURF FRONTRUNNER BLEND TALL
FESCUE; APPLY AT A RATE OF 350 LBS/ACRE
(8LBS/1000 SQFT)

SEEDED AREAS ARE TO BE COVERED WITH LANDSCAPE MAT IN PLACE OF STRAW DURING GERMINATION PERIOD.

# LANDSCAPE NOTES

- 1. THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLING MATERIALS AND PLANTS SHOWN ON THE LANDSCAPE PLAN. THE CONTRACTOR IS RESPONSIBLE FOR THE COST TO REPAIR UTILITIES, ADJACENT LANDSCAPE, PUBLIC AND PRIVATE PROPERTY THAT IS DAMAGED BY THE CONTRACTOR OR THEIR SUBCONTRACTOR'S OPERATIONS DURING INSTALLATION OR DURING THE SPECIFIED MAINTENANCE PERIOD. CALL FOR UTILITY LOCATIONS PRIOR TO ANY EXCAVATION AND PLANTING.
- 2. THE CONTRACTOR SHALL REPORT ANY DISCREPANCY IN PLAN VS. FIELD CONDITIONS IMMEDIATELY TO THE LANDSCAPE ARCHITECT, PRIOR TO CONTINUING WITH THAT PORTION OF WORK.
- 3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REPAIR OF ANY OF THEIR TRENCHES OR EXCAVATIONS THAT SETTLE.
- 4. ALL NURSERY STOCK SHALL BE WELL BRANCHED, HEALTHY, FULL, PRE-INOCULATED AND FERTILIZED. DECIDUOUS TREES SHALL BE FREE OF FRESH SCARS. TRUNKS WILL BE WRAPPED IF NECESSARY TO PREVENT SUN SCALD AND INSECT DAMAGE. THE LANDSCAPE CONTRACTOR SHALL REMOVE THE WRAP AT THE PROPER TIME AS A PART OF THIS CONTRACT.
- 5. ALL NURSERY STOCK SHALL BE GUARANTEED, BY THE CONTRACTOR, FOR ONE YEAR FROM DATE OF FINAL INSPECTION.
- 6. PLANTING AREA SOIL SHALL BE TOPSOIL FOR ALL TREE, SHRUB, ORNAMENTAL GRASS, PERENNIAL, AND ANNUAL BEDS. AMENDED SOIL SHALL BE PROVIDED AND GRADED BY THE GENERAL CONTRACTOR UP TO A 6" DEPTH BELOW FINISHED GRADE IN TURF AREAS AND A 12" DEPTH IN PLANTING AREAS.
- 7. PLANTING AREA TOPSOIL SHALL BE AMENDED WITH 25% SPHAGNUM PEATMOSS, 5% HUMUS AND 65% PULVERIZED SOIL. AMENDED TURF AREA SOIL SHALL BE STANDARD TOPSOIL. TOPSOIL SHALL CONFORM TO TECHNICAL SPECIFICATIONS FREE OF HEAVY CLAY, ROCKS, AND DIRT CLODS OVER 1 INCH IN DIAMETER, AS WELL AS CONTAIN 3%-5% OF ORGANIC MATTER.
- 8. SEED/SOD LIMIT LINES ARE APPROXIMATE. CONTRACTOR SHALL SEED/SOD ALL AREAS WHICH ARE DISTURBED BY GRADING WITH THE SPECIFIED SEED/SOD MIXES.

- 9. CONTRACTOR SHALL STAKE INDIVIDUAL TREE AND SHRUB LOCATIONS AND OUTLINE HERBACEOUS PLANTING AREAS, SHALL ADJUST LOCATIONS WHEN REQUESTED, AND SHALL OBTAIN PROJECT LANDSCAPE ARCHITECT'S ACCEPTANCE PRIOR TO PLANTING.
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  10. ALL PLANT ID TAGS SHALL BE REMOVED AFTER INSTALLATION.
- 11. CONTRACTOR SHALL INSTALL SHREDDED HARDWOOD MULCH AT A 3" DEPTH TO ALL TREES, SHRUB, PERENNIAL, AND GROUNDCOVER AREAS. TREES PLACED IN AREA COVERED BY TURF SHALL RECEIVE A 4 FT WIDE MAXIMUM TREE RING WITH 3" DEPTH SHREDDED HARDWOOD MULCH. A SPADED BED EDGE SHALL SEPARATE MULCH BEDS FROM TURF OR SEEDED AREAS. A SPADED EDGE IS NOT REQUIRED ALONG CURBED EDGES.
- 12. WEED FABRIC SHALL BE REQUIRED UNDER MULCH.

**IRRIGATION NOTE** 

DESIGN-BUILD IRRIGATION TO BE PROVIDED BY OTHERS.

AREAS TO RECEIVE IRRIGATION INCLUDE THE DEVELOPED

LOT, LANDSCAPE AREAS UP TO AND ALONG 191ST STREET,

AND ALONG CHATHAM COMMONS BLVD TO THE BUS STOP.

METERING IS TO BE SEPARATED BY LOT.

- 13. MULCH SHALL NOT BE HELD IN PLACE BY PLASTIC NET, OR SPRAYING OF ANY BINDER MATERIAL OR ASPHALT EMULSION.
- 14. DO NOT DISTURB THE EXISTING PAVING, LIGHTING, OR LANDSCAPING THAT EXISTS ADJACENT TO THE SITE UNLESS OTHERWISE NOTED ON PLAN.
- 15. PLANT QUANTITIES SHOWN ARE FOR THE CONVENIENCE OF THE OWNER AND JURISDICTIONAL REVIEW AGENCIES. THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING ALL PLANT QUANTITIES AS DRAWN.
- 16. THE OWNER'S REPRESENTATIVE MAY REJECT ANY PLANT MATERIALS THAT ARE DISEASED, DEFORMED, OR OTHERWISE NOT EXHIBITING SUPERIOR QUALITY.
- 17. WEEDING, LANDSCAPE MAINTENANCE, AND WATERING TO BE THE CONTRACTOR'S RESPONSIBILITY DURING CONSTRUCTION. ALL PLANT MATERIALS REQUIRED BY THIS SECTION SHALL BE MAINTAINED AS LIVING VEGETATION AND SHALL BE PROMPTLY REPLACED BY LANDSCAPE CONTRACTOR DURING WARRANTY PERIOD IF THE PLANT MATERIAL HAS DIED PRIOR TO FINAL ACCEPTANCE. PLANTING AREAS SHALL BE KEPT FREE OF TRASH, LITTER, AND WEEDS AT ALL TIMES.
- 18. THE CONTINUED MAINTENANCE OF ALL REQUIRED LANDSCAPING AFTER WARRANTY PERIOD EXPIRES SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY ON WHICH SAID MATERIALS ARE REQUIRED.

2 SHRI

SHRUB PLANTING

L1.

Kimley » Horn

SCAPE AILS

CHATHAM
OMMONS LOT 1 &
LOT 2

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